

**Town of West Hartford
Conservation and Environment Commission
Meeting Minutes
May 26, 2015, 7:00 PM
Town Hall, Room 217**

Present: Commissioners: Brian McCarthy (Chair), Thomas Blatchley, Dennis Durao, Beth Lander Morris, Scott Sebastian, Stefanie Wnuck

1. The April 2015 CEC Meeting Minutes were approved. (Motion by Durao, Second by Blatchley)
2. Communications and News: none.
3. Old Business: none.
4. New Business:

171 Still Road – Application (IWW #1034) of Jonathan Hochman (owner) requesting approval of an Inland Wetlands and Watercourses Permit to conduct certain regulated activities which may have an adverse impact on a wetland and watercourse area. The applicant proposes the construction of an approximately 920-square foot in-ground pool and 700-square foot patio. (Submitted for IWWA receipt on June 1, 2015. Presented for determination of significance.)

Jason Guilmette, Aqua Pool (pool designer), Jonathan Hochman (property owner), and Tamara Hochman (property owner) presented on behalf of the applicant. The project includes construction of a 20' by 40' in-ground pool in the southwest corner of the property and a patio consisting of pavers with sand in-between surrounding the pool. The project will consist of one day of excavation of approximately 204 cubic yards of soil. A landscaping plan has not yet been developed for the area surrounding the pool, but the site's grade will not change, except for the pool location. The applicant expects to replace three trees that will be removed during construction. The applicant will also utilize a silt fence during the construction until the area is re-vegetated. Excess soil generated from the excavation will be removed from the site and used to re-grade for the patio.

The applicant will draw down the pool every fall to a level below the skimmer. The drawdown water will be discharged to the yard.

In presenting the project's site plan, the applicant indicated that the pool would be located in the southwest corner of the property, which was entirely within the 150' review area for a regulated wetland. The applicant confirmed that no construction equipment will go through the regulated area. The applicant's site plan indicated a proposed soil staging area on the east side of the proposed pool closer to the (mapped) on-site wetland. The Commission recommends strongly that the soil stockpile instead should be located to the north of the northwest corner of the pool's proposed location; this was not communicated

to the applicant at the meeting, and thus should be stressed to the applicant at the June 1st, TP&Z meeting.

5. Motion for Meeting Adjournment approved. (Motion by Lander Morris, Second by Sebastian)